



Tom Rasmussen Seattle City Councilmember

Councilmember Tom Rasmussen's Proposed 2006-2007 City Council Affordable Housing Action Agenda

1. Create \$50 million site acquisition fund (Landbanking)

- It is increasingly difficult for non-profit developers to secure sites for development because of rapidly rising land costs. Creating a revolving fund with The Enterprise Foundation would enable the city to buy land now to preserve opportunities for later affordable housing development.

2. Review Economic Development Task Force (as well as other citizen committee) recommendations for code changes, policies, procedures and incentives to preserve and develop affordable housing

- DPD "expedites" the permitting process for affordable housing projects. Other jurisdictions are subsidizing affordable housing development by waiving building permit fees altogether. The cost of waiving such fees would need to be subsidized through the General Fund.
- Complete study of privately owned affordable housing in center city neighborhoods. Identify ways to preserve such housing. Develop systematic way of tracking gains/losses of housing in developing neighborhoods.

3. Adopt new homeless housing requirement for city-funded housing projects

- Explore requiring City-funded rental housing projects to include a % or number of housing units for homeless individuals similar to San Francisco. The Ten Year Plan to End Homelessness identifies the need to develop 4500 new units of housing in King County. A homeless housing requirement will help meet that goal.

4. Reuse/Redevelop existing, underutilized properties for affordable housing

- Assist private owners in the redevelopment of buildings for use as affordable housing. The rehab of such buildings is cost effective compared to new construction costs. Seattle has buildings suitable for rehabilitation and use as affordable housing. Prepare an inventory of such buildings and explore methods to fund the rehab or acquisition of such units.

5. Review and act on Department of Planning and Development housing/zoning code enforcement audit

- Review and act on policies and procedures recommended by City Auditor to ensure compliance with housing and zoning codes to protect residential neighborhoods and ensure safe and sound housing.

6. Launch online affordable housing search engine

- Real-time data availability/vacancy information on affordable housing units is needed in Seattle. Portland has www.housingconnections.org which makes housing information available to the general public and to housing and social service providers. A similar site should be developed in Seattle/King County. This could be a tool to link up vacant units with our goal to ending homelessness.

7. Co-locate housing with parks, libraries, schools and other public facilities

- Explore opportunities to encourage affordable housing development in conjunction with major new construction and redevelopment of public facilities. This approach includes opening a dialogue with the Seattle School District about partnerships for reuse of existing and future surplus property.

An equal opportunity employer

600 Fourth Avenue, Floor 2, PO Box 34025, Seattle, Washington 98124-4025

Office: (206) 684-8808 Fax: (206) 684-5507 TTY: (206) 233-0025

email: tom.rasmussen@seattle.gov